

Planning and Zoning Commission Meeting Minutes
February 10, 2025, 6:30 P.M.
111 West Collin Street, Leonard, TX 75452

1. Call Meeting to Order, Verification of Quorum

Darrell Grintz called the meeting to order at 6:30 PM. A quorum was present.

Members Present: Darrell Grintz, James Watson, Josh Davis, Rob Lyday.

Staff Present: City Administrator George Evanko, P&Z Secretary Kim Davis.

Also Present: Kim Winchester and Taylor Baumann.

2. Approval of January 13, 2025, Minutes.

Josh Davis motioned to approve the minutes, James Watson seconded, and the motion passed unanimously.

3. Specific Use Permit

- a. **Discussion and action “To Recommend” or to “Not Recommend” application #PZ2025-001 for a request for a Specific Use Permit to permit Secondhand Store, Furniture/Clothing, at Property ID 80259, Legal Description A0774 M MOORE, ACRES 1.213 also known as 311 N Hwy 69.**

Josh Davis motioned to open the public hearing, James Watson seconded, the motion passed unanimously, and the public hearing opened at 6:31 PM. Kim Winchester spoke about how her and her daughter, Taylor Baumann, created Palmer’s Closet which is a nonprofit volunteer only store. The store will provide clothes, shoes, books, toys, cribs, car seats, and more, for infants to elementary school age students through local donations to local people in need. By partnering with local churches and elementary schools, Fannin County Child Advocacy Center, Fannin Country Crisis Center, and Child Protective Services, families will receive a referral to Palmer’s Closet where they will get to pick needed items for free. Palmer’s Closet hopes to offset the store’s rent and utility costs with local businesses donations to help provide this free shopping experience to families and foster parents with grace and dignity.

- b. **Close public hearing.**

Josh Davis motioned to close the public hearing, James Watson seconded, the motion passed unanimously, and the public hearing closed at 6:41 PM.

- c. **Resume Open Session.**

James Watson motioned to resume open session, Rob Lyday seconded, and the motion passed unanimously.

- d. **Discussion and action “To Recommend” or to “Not Recommend” application #PZ2025-001 for a request for a Specific Use Permit to permit Secondhand Store, Furniture/Clothing, at Property ID 80259, Legal Description A0774 M MOORE, ACRES 1.213 also known as 311 N Hwy 69.**

Rob Lyday motioned to recommend To Recommend the Specific Use Permit as requested, James Watson seconded, and the motion passed unanimously.

4. Adjournment.

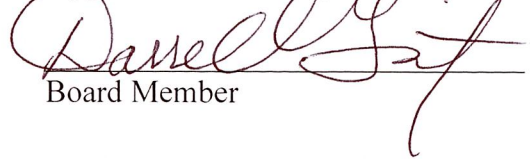
Josh Davis motioned to adjourn, Rob Lyday seconded, the motion passed unanimously, and the meeting adjourned at 6:42 PM

ATTEST:



Kim Davis, P&Z Secretary

Approved March 10, 2025



Board Member